

State Use 101
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CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
LOFTUS KEVIN J LOFTUS NANCY A 157 PEASE RD EAST LONGMEADOW MA 01028 GIS ID F_386315_2842836												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW									
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101		319500		319,500											
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101		135100		135,100											
												RESIDENTL.		101		1300		1,300											
				SUPPLEMENTAL DATA																									
Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed						Received NIA Field 8 Field 9 Field 10 Assoc Pid#						Total		455,900		455,900													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
LOFTUS KEVIN J HART				06773 0005		03-07-1988		U		I		208,600		1		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed					
				06186 0521		08-12-1986		U		V		111,000				2023	101	296,700	2022	101	271,300	2021	101	260,000					
																101	123,100	101	110,700	101	102,700								
																101	800	101	800	101	800								
				Total										Total	420,600		Total	382,800		Total	363,500								
EXEMPTIONS						OTHER ASSESSMENTS										This signature acknowledges a visit by a Data Collector or Assessor													
Year	Code	Description		Amount		Code	Description		YEAR		Amount		Comm Int																
Total																													
ASSESSING NEIGHBORHOOD																APPRaised VALUE SUMMARY													
Nbhd		Nbhd Name				Tracing				Batch				Appraised BLDG. Value (Card)								319,500							
0001						101				MG				Appraised Xf (B) Value (Bldg)								0							
																Appraised Ob (B) Value (Bldg)								1,300					
																Appraised Land Value (Bldg)								135,100					
SUB DIV #517																Special Land Value								0					
																Total Appraised Parcel Value								455,900					
																Valuation Method								C					
																Adjustment													
Net Total Appraised Parcel Value																455,900													
BUILDING PERMIT RECORD																VISIT / CHANGE HISTORY													
Permit Id		Issue Date		Type		Description		Amount		Insp Date		% Comp		Date Comp		Comments		Date		Type		Is		Id		Cd		Purpose/Result	
201500787		04-09-2015		12		REROOF		14,200		05-20-2016		100		05-20-2016		10` X 16` PREBUILT NVC SFR		05-20-2016						317		15		PERMIT VISIT	
20140225		07-25-2014		91		INSULATION		1,288				0						01-27-2012						317		16		FIELDREV CHG	
203		06-30-2008		10		SHED		4,600				0						03-06-2009						317		2		MEASURED	
187		07-12-2001		21		SIDING		4,000										01-16-2009						317		15		PERMIT VISIT	
238		08-01-1987		MN		Manual Note		120,000										03-22-2002						250		22		MAILER SENT	
																		02-28-2002						274		15		PERMIT VISIT	
																		11-26-2001						247		2		MEASURED	
LAND LINE VALUATION SECTION																													
B	Use Co	Description		Zone	D	Fronta	Depth	Land Units		Unit Price	I. Fact	S.A.	Ac Di	C. Fact	St. Idx	Adj	Notes		Special Pricing				Size A	Adj Unit Pric		Land Value			
1	101	ONE FAM		RAA				40,000	SF	3.12	1.200	7	LAND	1.00	MG	1.00	WET3				0	TRF2	0.9	1.000	3.37	134,800			
1	101	ONE FAM		RAA				0.060	AC	7,000.00	1.000	0		0.75	MG	1.00				0				1.000	5,250	300			
Total Card Land Units								0.98	AC	Parcel Total Land Area: 0.98								Total Land Value								135,100			

Account # 4366

Bldg # 1

Card # 1 of 1

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CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	09	CONTEMPORY	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C+	AVG. (+)	#Heat Sys	1.00	
Stories	1.50	1 1/2 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	Percentage
Exterior Wall 2			101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		109.38
Interior Floor 1	3	HARDWOOD	RCN		404,423
Interior Floor 2			Net Other Adj		
Heat Fuel	2	GAS	Year Built		1987
Heat Type	1	FORCED H/A	Effective Year Built		2000
AC Type	01	NONE	Depreciation Code		GD
Bedrooms	4		Remodel Rating		
Full Baths	3		Year Remodeled		
Half Baths	0		Depreciation %		21
Extra Fixtures	2		Functional Obsol		
Total Rooms	8		External Obsol		
Bath Style	G	GOOD	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition		79
Extra Kitchens	0		RCNLD		319,500
Extra Kitchen St			Dep % Ovr		
FBM Sqft	817		Dep Ovr Comment		
FBM Quality	1		Misc Imp Ovr		
Fireplaces	1		Misc Imp Ovr Comment		
WS Flues			Cost to Cure Ovr		
Central Vac	0	NO	Cost to Cure Ovr Comment		
Frame	1	WOOD			

OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)													
Code	Description	Su	Sub Type	Lan	Units	Unit Price	Yr Blt	%	Dep.	Cond	Gra	Qual	Apprais Va
02	SHED/FR			L	160	12.00	2008	70	0.00	GD	A	1.00	1,300

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,633		27.16	44,348
FFL	1ST FLOOR	1,644	1,644		135.62	222,962
GAR	GARAGE	0	576		54.15	31,193
HST	HALF STORY	616	1,231		67.87	83,543
UAT	UNFIN ATTC	0	288		27.31	7,866
WDK	WOOD DECK	0	536		27.07	14,511
Ttl Gross Liv / Lease Area		2,260	5,908			404,423

